

**IN THE UNITED STATES DISTRICT COURT  
FOR THE EASTERN DISTRICT OF PENNSYLVANIA**

<b>ASHFORD BUCKS COUNTY, LLC</b>  v.  <b>444 OXFORD VALLEY ROAD TRUST, LLC</b>	<b>CIVIL ACTION</b>  <b>NO. 16-5592</b>
--	---

**ORDER RE: PARTIAL MOTION TO DISMISS**

And NOW, this 10<sup>th</sup> day of February, 2017, for the reasons stated in the foregoing memorandum, upon consideration of Defendant 444 Oxford Valley Road Trust, LLC's Partial Motion to Dismiss Count I of Plaintiff's Complaint (ECF No. 5), and all responses and replies thereto, it is hereby ORDERED that the Motion is DENIED.

**BY THE COURT:**

/s/ Michael M. Baylson

**Michael M. Baylson, U.S.D.J.**